



SALT LAKE CITY COUNCIL AGENDA

WORK SESSION

November 15, 2016

Tuesday 3:30 PM

Council Work Room
451 South State Street Room 326
Salt Lake City, UT 84111
SLCCouncil.com

3:30 PM Work Session
Or immediately following the 2:00 pm
Redevelopment Agency Meeting

7:00 pm Formal Meeting
Room 315
(See separate agenda)

[Welcome and review of standards of conduct](#)

In accordance with State Statute, City Ordinance and Council Policy, one or more Council Members may be connected via speakerphone. After 5:00 p.m., please enter the City & County Building through the main east entrance.

The Work Session is a discussion among Council Members and select presenters. The public is welcome to listen. Items scheduled on the Work Session or Formal Meeting may be moved and / or discussed during a different portion of the Meeting based on circumstance or availability of speakers.

Please note: Dates not identified in the FYI - Project Timeline are either not applicable or will be made available as the agenda item progresses.

A. Work Session items

1. Housing Trust Fund Loan Request for \$1,525,000 from GIV Development for North 4th Written Briefing

The Council will receive a written briefing regarding a resolution authorizing a \$1,525,000 loan from Salt Lake City's Housing Trust Fund to North 4th LLC. The loan would be used for refinance and land acquisition for a 124 housing development at 529 West 400 North, 80 of which units will be affordable.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, November 15, 2016

Set Public Hearing Date -

Hold hearing to accept public comment -

TENTATIVE Council Action - Tuesday, December 6, 2016

2. Housing Trust Fund Request for an additional \$500,000 for JF Capital for Granary Place Amended Deal Written Briefing

The Council will receive a written briefing regarding a resolution authorizing a loan from Salt Lake City's Housing Trust Fund to JF Capital for an additional \$500,000, bringing the total loan to \$1,000,000. The loan would be used for the construction of the Granary Place apartment project, an affordable housing development to be located at 256 West 700 South.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, November 15, 2016

Set Public Hearing Date -

Hold hearing to accept public comment -

TENTATIVE Council Action - Tuesday, December 6, 2016

3. Development Terms for 320 East 400 South site Written Briefing

The Council will receive a written briefing regarding the Development Terms for an approximately 2-acre Transit Oriented Development site at 320 East 400 South. The City is creating a Request For Proposals (RFP) that details the vision for the future residential project, which will feature affordable housing and a business incubator. The site currently includes buildings previously owned by Barnes Bank, Celtic Bank and the Salt Lake Roasting company, the latter of which will relocate.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, November 15, 2016

Set Public Hearing Date -

Hold hearing to accept public comment -

TENTATIVE Council Action -

4. Disposition of Lost, Misplaced and Unclaimed Property Written Briefing

The Council will receive a written briefing regarding an ordinance amending Salt Lake City Code relating to unclaimed property (amending Chapter 2.10, Article IV). The proposed changes are designed to align City Code with State code.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, November 15, 2016

Set Public Hearing Date -

Hold hearing to accept public comment -

TENTATIVE Council Action - Tuesday, December 6, 2016

5. Budget Amendment No. 2 FY 2016-17 ~4:00 p.m.
30 min.

The Council will receive a briefing regarding an ordinance amending the final budget of Salt Lake City, including the employment staffing document, for Fiscal Year 2016-2017. Under the proposal, funding would be allocated for several items.

Highlights include:

- funding for Police fleet purchases;
- funding for Police de-escalation training and community-oriented policing;
- funding for pickleball courts;
- and many other budget amendments.

The Council may also discuss plans regarding the economic development department.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, October 25, 2016 and Tuesday, November 15, 2016

Set Public Hearing Date - Tuesday, October 25, 2016

Hold hearing to accept public comment - Tuesday, November 15, 2016 at 7:00 p.m.

TENTATIVE Council Action - Tuesday, December 6, 2016

6. Local Building Authority Bonds - Fire Station No. 3 ~4:30 p.m.
30 min.

The Council will receive a briefing regarding a resolution directing the Board of Directors of the Local Building to undertake the construction of Fire Station No. 3 at 2425 South 900 East through the issuance and sale by the Authority of its Lease Revenue Bonds, Series 2017A. In addition to LBA Revenue Bonds, the \$12 million project will be funded through impact fees and the general fund.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing - Tuesday, November 15, 2016

Set Public Hearing Date - Tuesday, December 6, 2016

Hold hearing to accept public comment - Tuesday, January 24, 2017

TENTATIVE Council Action - Tuesday, December 6, 2016

- 7. Utility Revenue Bonds and Sewer Utility Capital Improvement Program Update** ~5:00 p.m.
30 min.
- The Council will receive a briefing regarding a bond for approximately \$82 million to fund the sewer utility capital improvement program and enhanced street lighting improvements. In addition to information about the bond, the Council will also receive an update on the overall sewer capital projects plan, which is designed to improve sewer treatment processes at the existing treatment facility, address aging treatment plant infrastructure, increase sewer line capacity to address existing pipe deficiencies and allow for growth.
- FYI – Project Timeline:** (subject to change per Chair direction or Council discussion)
- Briefing - Tuesday, November 15, 2016
- Set Public Hearing Date -
- Hold hearing to accept public comment -
- TENTATIVE Council Action -
- 8. General Homeless Services Policy Discussion** ~ 5:30 p.m.
50 min.
- The Council will receive a briefing regarding homelessness and homeless services in Salt Lake City.
- FYI – Project Timeline:** (subject to change per Chair direction or Council discussion)
- Briefing - Tuesday, Sept 6; Tuesday, Sept 13; Tuesday, Oct 4; Tuesday, Oct 25; Tuesday, Nov 1; and Tuesday, Nov 15, 2016
- Set Public Hearing Date -
- Hold hearing to accept public comment -
- TENTATIVE Council Action -
- 9. Board Appointment - City and County Building Conservancy and Use Committee - Sheila Walsh-McDonald** ~6:20 p.m.
5 min.
- The Council will interview and consider the proposed appointment of Sheila Walsh-McDonald to the City and County Building Conservancy and Use Committee extending through October 21, 2019.
- FYI – Project Timeline:** (subject to change per Chair direction or Council discussion)
- Briefing -
- Set Public Hearing Date -
- Hold hearing to accept public comment -
- TENTATIVE Council Action -

10. Board Appointment - Community Development and Capital Improvements Programs Advisory Board - Mario Organista TENTATIVE

5 min.

The Council will interview and consider the proposed appointment of Mario Organista to the Community Development and Capital Improvement Programs Advisory Board for a term extending through October 12, 2019.

FYI – Project Timeline: (subject to change per Chair direction or Council discussion)

Briefing -

Set Public Hearing Date -

Hold hearing to accept public comment -

TENTATIVE Council Action -

B. Standing Items

11. Report and Announcements from the Executive Director

The Council may receive a report from the Executive Director, including a review of Council information items and announcements. The Council may give feedback or staff direction on any item related to City Council business, including but not limited to:

Budget Amendment straw poll; and
Scheduling Items.

12. Report of the Chair and Vice Chair

Report of the Chair and Vice Chair.

13. Tentative Closed Session

The Council will consider a motion to enter into Closed Session. A closed meeting described under Section 52-4-205 may be held for specific purposes including, but not limited to:

- a. discussion of the character, professional competence, or physical or mental health of an individual;
- b. strategy sessions to discuss collective bargaining;
- c. strategy sessions to discuss pending or reasonably imminent litigation;
- d. strategy sessions to discuss the purchase, exchange, or lease of real property, including any form of a water right or water shares, if public discussion of the transaction would:
 - (i) disclose the appraisal or estimated value of the property under consideration; or
 - (ii) prevent the public body from completing the transaction on the best possible terms;
- e. strategy sessions to discuss the sale of real property, including any form of a water right or water shares, if:
 - (i) public discussion of the transaction would:
 - (A) disclose the appraisal or estimated value of the property under consideration; or
 - (B) prevent the public body from completing the transaction on the best possible terms;
 - (ii) the public body previously gave public notice that the property would be offered for sale; and
 - (iii) the terms of the sale are publicly disclosed before the public body approves the sale;
- f. discussion regarding deployment of security personnel, devices, or systems; and
- g. investigative proceedings regarding allegations of criminal misconduct.

A closed meeting may also be held for attorney-client matters that are privileged pursuant to Utah Code § 78B-1-137, and for other lawful purposes that satisfy the pertinent requirements of the Utah Open and Public Meetings Act.

CERTIFICATE OF POSTING

On or before 9:30 a.m. on Monday, November 14, 2016, the undersigned, duly appointed City Recorder, does hereby certify that the above notice and agenda was (1) posted on the Utah Public Notice Website created under Utah Code Section 63F-1-701, and (2) a copy of the foregoing provided to The Salt Lake Tribune and/or the Deseret News and to a local media correspondent and any others who have indicated interest.

CINDI L. MANSELL, MMC/CRM
SALT LAKE CITY RECORDER

Final action may be taken in relation to any topic listed on the agenda, including but not limited to adoption, rejection, amendment, addition of conditions and variations of options discussed.

The City & County Building is an accessible facility. People with disabilities may make requests for reasonable accommodation, which may include alternate formats, interpreters, and other auxiliary aids and services. Please make requests at least two business days in advance. To make a request, please contact the City Council Office at council.comments@slcgov.com, 801-535-7600, or relay service 711.